Interview with Sam Adams, CEO

Click the image above to launch the podcast.

Our CEO, Sam Adams, was recently interviewed by Paul Ellis for his Sustainable Finance podcast.

Listen to Sam describe why Vert launched the Global Sustainable Real Estate Fund and how Vert defines sustainability in real estate.

Sam also gives some detailed examples of companies and buildings that are taking advantage of the opportunities in sustainability.

Industry phrases used in the podcast that are not in common parlance:
'SRI' refers to socially responsible investing where one invests in companies or funds based on personal moral values or preferences.
'ROI' stands for return on investment which is the ratio between net profit and cost of investment.

VGSRX Top 10 Holdings can be found here. *Fund holdings and sectors are subject to change at any time and should not be considered a recommendation to buy or sell any security.*

FUND STRATEGY

Investment Objective

The Vert Global Sustainable Real Estate Fund is an open-end mutual fund which seeks to achieve long-term capital appreciation.

Investment Philosophy

We believe there is economic value in sustainability. We maintain that companies focused on the triple bottom line of people, planet and profits will be better positioned for the risks and opportunities of the future than those focused on profits alone. We believe in a long term perspective. Companies that look further out than the quarterly reporting cycle can invest in more projects that build value for the firm over time. We believe that markets work well, and price available information. More information, including environmental, social, and governance factors, can make markets work better. We build portfolios of companies that use sustainability to drive value, take a long term perspective and are open and transparent.

Investment Strategy

Vert's investment process is rooted in the results of academic research on sustainability in real estate. Our evidence-based approach focuses on the metrics within environmental, social and governance (ESG) criteria that research has shown to be most material for real estate companies. We evaluate companies based on Key Performance Indicators most relevant to their particular business within the real estate sector. Only companies with a demonstrated commitment to sustainability qualify for the portfolio. Companies that have a history of controversy, are inadequately prepared for climate risks, or that operate in certain business lines, are disqualified.

Qualifying Criteria	Key Performance Indicators
Environmental	Energy and/or Greenhouse Gas Reduction Green Building Certifications

	Biodiversity & Land Conservation
Social	Urbanism & Public Transit Oriented Community Impact & Engagement Affordable Housing
Governance	Disclosure & Reporting Stakeholder Engagement Greenhouse Gas Policies and Programs

Disqualifying Criteria	Key Performance Indicators
Controversy	Corruption, Regulatory, Human Rights, Displacements
Business Line	Fossil Fuel and Prison Industries
Climate Risk	Sea Level Rise, Flood, Heat, Water Stress, Storm

We use a long term buy and hold strategy and maximize diversification to try to lower uncompensated risks. Companies are held at approximately market cap weights to reduce

turnover. The fund is sub-advised by Dimensional Fund Advisors LP, who bring over 35 years of experience in efficient portfolio management and trading.

Engagement

Vert strives to be an active shareholder. REITs have abundant opportunities to maximize stakeholder value by being more sustainable and more transparent. We encourage our portfolio companies to take these opportunities through direct engagement and coordinated campaigns with other asset owners.

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Mutual fund investments involve risk. Principal loss is possible. Investors should be aware of the risks involved with investing in a fund concentrating in REITs and real estate securities, such as declines in the value of real estate and increased susceptibility to adverse economic or regulatory developments. Investments in foreign securities involve political, economic and currency risks, greater volatility and differences in accounting methods. A REIT's share price may decline because of adverse developments affecting the real estate industry. REITs may be subject to special tax rules and may not qualify for favorable federal tax treatment which could have adverse tax consequences. The Fund's focus on sustainability may limit the number of investment opportunities available to the fund and at time the fund may under perform funds that are not subject to similar investment considerations. Diversification does not assure a profit or protect against loss in a declining market.

Please refer to the prospectus for important information about the investment company including objectives, risks, charges and expenses. Read and consider it carefully before investing. You may also obtain a hardcopy of the prospectus by calling 1-844-740-VERT.

The Fund are offered only to United States residents, and information on this site is intended only for such persons. Nothing on this web site should be considered a solicitation to buy or an offer to sell shares of the Fund in any jurisdiction where the offer or solicitation would be unlawful under the securities laws of such jurisdiction.

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